

05- 0 -1486

City Council
Atlanta, Georgia

AN ORDINANCE

U-05-25

BY: IVORY LEE YOUNG, JR.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. Under the provisions of (Section 16-08.005 (1) (k) of the Zoning Ordinance of the City of Atlanta, a Special Use Permit for a **Private School** is hereby approved. Said use is granted to DRUID HILLS BAPTIST CHURCH and is to be located at **1065 Ponce de Leon, (also addressed as 1085)** to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot 16 of the 14th District, Fulton County, Georgia, being more particularly described by the attached legal description.

SECTION 2. That this amendment is approved under the provisions of Section 16-25.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Special Use Permits, Procedural Requirements", and the Director, Bureau of Buildings, shall issue a building permit only in compliance with the applicable provisions of this part. The applicable conditional site plan and any other conditions hereby imposed are enumerated by attachment. The Special Use Permit hereby approved does not authorize the violation of any zoning district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

FULTON

County.

DEED OF CONVEYANCE. Made the 7th day of March, in the year
 thousand nine hundred fifty-six, between

DRUID HILLS BAPTIST CHURCH, a corporation of Fulton County, Georgia,

and State of Georgia, as party or parties of the first
 hereinafter called Grantor, and

MEMBERS RETIREMENT SYSTEM OF GEORGIA,

as party of the second part, hereinafter called

WITNESSETH, That Grantor, for and in consideration of the sum of
 two hundred forty thousand and no/100- - - - - (\$ 240,000.00) DOLLARS
 paid at and before the sealing and delivery of these presents, the receipt whereof is hereby
 acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these
 presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee, its
 and assigns, the following described property, to-wit:

That certain tract or parcel of land lying and being in the City of Atlanta in
 of the 14th District of Fulton County, Georgia, more particularly
 follows:

Beginning at the southeast corner of Ponce de Leon Avenue and North
 Avenue, and running thence south along the east side of North Highland
 Avenue four hundred fifty and eight-tenths (450.8) feet, more or less, to the
 northeast corner of North Highland Avenue and Blue Ridge Avenue; thence east
 along the north side of Blue Ridge Avenue sixty-five (65) feet to the west side
 of a ten (10) foot alley; thence north along the west side of said alley eighty-
 seven-tenths (87.7) feet to the northwest corner thereof; thence east
 along the north side of said alley, and along the north line of property now or
 formerly owned by J. C. Howell, one hundred eighteen and seventy-five hundredths
 feet to the west line of property now or formerly owned by Mrs. Margaret
 Tilgman; thence north along the west line of said Tilgman property thirty
 feet to the northwest corner thereof; thence east along the north line of
 said Tilgman property fifty (50) feet to the west side of another ten (10) foot
 alley; thence north along the west side of said alley three hundred thirty and
 nine-tenths (330.9) feet, more or less, to the south side of Ponce de Leon Avenue;
 thence west along the south side of Ponce de Leon Avenue two hundred thirty-seven
 feet to the point of beginning.

